

Good evening, gentlemen of the Zoning Board of Appeals and Select Board

I do wish you would each watch the recent ZBA videos - and listen and LEARN! Even from over a thousand miles away, the gavel-wielding attitude on display recently was a stark reminder of the disrespect shown to Sandwich residents both now, and in the past, by town committees. Perhaps a Norman Rockwell poster should be prominently displayed in the beautiful restored Town Hall and hung in the various committee meeting rooms. You know the one I am referring to, **FREEDOM OF SPEECH**, one of the Four Freedoms that used to be celebrated in America.

At the end of the May 28, 2018 meeting, the chairman stated the committee had "a lot to review" before making their decision. It is my express hope that members will find time to also dig deeply into the evidence that was presented to the committee on October 28, 2014. You remember that meeting, where a massive amount of evidence was presented to the committee by many concerned citizens in another packed-to-overflowing room - yet **NOT ONE ZBA COMMITTEE MEMBER** bothered to review **one** piece before passing judgment that very evening – in Heritage's favor, of course. You can even hear me questioning that at the end of the meeting video... 'you made the decision without even looking at our material?' Surely the boxes can be found somewhere in the deepest darkest corner of the Building Department file room even after **FIVE** years!

I also would like you to ask yourself how a person could sit just feet away from the committee members, listening to a real estate professional declare that home values have not been negatively affected – **ALL THE WHILE** knowing that said person purchased a home in the neighborhood for just \$7,500 over what the homeowner had paid for the house in 2005. That is 14 years!!!! Thanks to the internet, said purchaser had to know the asking price had already been dropped considerably, almost \$20,000. However, rather than offer the new listed price, instead went down another \$17,400 with a low-ball offer that I doubt many of you on the committee would have wanted to accept.

I offer this Realtor.com screenshot so you can decide for yourself how the new homeowner could sit just a few feet away from you, with an attorney right beside her nodding her head repeatedly as their realtor representative continued to state no harm had been done to the neighborhood home values. Very

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BOARD OF APPEALS

interesting, especially since a Superior Court Judge had ruled in August 2018, less than one year ago, the **exact opposite**.

17 Pine St, Sandwich, MA 02563 • Last Sold for \$752,500
4 beds • 2 full, 1 half baths • 3,562 sq ft • 0.92 acres lot

[Property Details](#) [Schools & Neighborhood](#) [Property History](#)

Property History

Property Price

| Date | Event | Price | Price/Sq Ft | Source |
|------------|---------------|-----------|-------------|---------|
| 02/01/2019 | Sold | \$752,500 | \$212 | CapeCod |
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| 11/29/2018 | Price Changed | \$769,900 | \$217 | CapeCod |
| 06/09/2018 | Listed | \$789,000 | \$183 | CapeCod |
| 06/08/2018 | Listed | \$789,000 | \$223 | CapeCod |
| 02/28/2005 | Sold | \$745,000 | \$233 | MLSPIN |
| 02/28/2005 | Sold | \$745,000 | \$209 | |
| 12/19/2004 | Listed | \$745,000 | \$233 | MLSPIN |
| 08/12/2002 | Sold | \$170,000 | \$48 | |

[See Less ^](#)

Gentlemen, I believe it is time for you to cast aside the past history of decisions being made based on businesses coming before individuals. The families, men, women AND children, who live in this lovely historic neighborhood are the heart and soul of Sandwich. These CITIZENS pay their taxes, keep their properties up, want their children to ride bikes or play in their yards without fear, walk their dogs, walk down to the library or town offices or to have lunch at one of the many special restaurants. And yes, they, as did we, frequently take their families and guests to Heritage to enjoy its many collections. The walk along the beautiful tree-canopied QUIET streets was always a wonderful prelude to our visit to Heritage and our guests were never disappointed. We have college-age

grandchildren who still enjoy recalling their days of jumping out of the car with the first words...let's go up to Heritage. A walk up the quiet streets ended with much fun exploring the many trails and collections and of course, always a ride on the carousel.

This entire matter is NOT, and never has been, anything against Heritage Plantation. In fact, you would probably find that having the lovely FIRST-CLASS museum up the street was a positive when home-buying decisions were made. It certainly was for us in 1998.

In closing, we urge you to protect one of the loveliest neighborhoods in the historic district in the oldest village on Cape Cod. A zip line, challenge course, ropes course, adventure park, "small" outdoor recreational facility does **NOT** belong there.

Respectfully submitted,

Don & Judith Stainbrook

Formerly of Faunce Mountain